



City of Santa Barbara
Airport Department

DATE: April 19, 2017
TO: Airport Commission
FROM: Hazel Johns, Airport Director
SUBJECT: 6210-6240 Hollister Avenue Development

RECOMMENDATION:

That Airport Commission receive a presentation from the airport tenant D & G Lin, LLC on the status of their development application to construct an automobile dealership at 6210-6240 Hollister Avenue and provide comment to the Planning Commission.

DISCUSSION:

In July 2015 the Airport Commission recommended, and the City Council executed, a three-year license agreement for the construction of an automobile dealership on Santa Barbara Airport property at 6210-6240 Hollister Avenue. In August 2015 City Council initiated a zone change to align the Airport Industrial Zone boundaries with the boundaries of the Runway Protection Zone. D & G Lin, LLC subsequently hired a development team including Flex Designs architects and land use planners from Susan Elledge Planning and Permitting Services.

In January 2016 this team submitted an automobile dealership design to the City of Santa Barbara's Pre-Application Review Team (PRT) for initial staff comments and recommendations. In October 2016 the project's archaeological survey was reviewed and approved by the Historic Landmarks Commission. These are a required steps for submittal to Planning Commission for a Development Plan.

The project design was presented to the Architectural Board of Review (ABR) three times in the summer of 2016. While the ABR retains concerns about certain architectural features, its members were able to make compatibility analysis findings in its third meeting, allowing the project to proceed to Planning Commission for review.

The applicant team submitted a Development Plan application in September 2016. Planning Staff returned the application as incomplete in October 2016 with data needs relating to storm water management and traffic.

PREPARED BY: Facilities Planning and Development Division